

**ZONING COMMITTEE  
MINUTES  
WEDNESDAY, JANUARY 27, 2010**

The regularly scheduled meeting of the Zoning Committee was held on **Wednesday, January 27, 2010** in Committee Room No. 2, at 11:05 a.m.

The following members were present:

**The Honorable Aaron Watson, Chair  
The Honorable Cleta Winslow, Vice Chair  
The Honorable Keisha Lance Bottoms  
The Honorable Carla Smith  
The Honorable Howard Shook  
The Honorable Ivory Lee Young, Jr.**

Others present at the meeting were: Zoning Administrator Charletta Wilson-Jacks, Department of Planning and Community Development; City Attorneys Jeffery Haymore and Lem Ward, Law Department; and members of the Public and Council staff.

**A. ADOPTION OF AGENDA - ADOPTED**

**B. APPROVAL OF MINUTES - APPROVED**

**CONSENT MINUTES**

**C. ORDINANCES FOR FIRST READING**

10-O-0206 ( 1)      An Ordinance by Zoning Committee to rezone from the RG-3-  
**Z-09-58**              C (Residential General-Sector 3-Conditional) and R-4A  
                             (Single Family Residential) to the C-1 (Community Business)  
                             District, property located at **1828 and 1836 Memorial**  
                             **Drive, SE**, fronting approximately 208.5 feet on the north  
                             side of Memorial Drive and at the southwest intersection of  
                             Memorial Drive and Dearborn Street.

Depth                      Approximately 194.92 Feet

Area:                      Approximately 0.91 Acre

Land Lot:                206, 15<sup>th</sup> District, Dekalb County, Georgia

Applicant:              FD/Holdings/Memorial Drive, LLC. and  
                                 Don B. Moody

Owner:                   Evelyn G. Barber

**NPU-O                                      Council District 5**

**FAVORABLE - TO BE REFERRED TO ZRB AND ZONING  
COMMITTEE**

**ZONING COMMITTEE MINUTES  
WEDNESDAY, JANUARY 27, 2010  
PAGE TWO**

### C. ORDINANCES FOR FIRST READING (CONT'D)

10-O-0207 ( 2) An Ordinance by Zoning Committee granting a Special Use  
**U-09-35** Permit pursuant to Section 16-06.005(l)(g) for a Personal  
 Care Home, property located at **2874 Waters Road, SW**,  
 fronting approximately 89.63 feet on the east side of Waters  
 Road and approximately 30 feet southwest of the  
 intersection of Waters Road and Baker Drive.

Depth:	Varies
Area:	0.34 Acre
Land Lot:	68, 14 <sup>th</sup> District, Fulton County, Georgia
Applicant:	Conrad Rasmussen
Owner:	Latonya A. Walter

**NPU-Z** **Council District 12**

**FAVORABLE - TO BE REFERRED TO ZRB AND ZONING COMMITTEE**

#### D. ZRB SUMMARY REPORT

### E. PAPERS HELD IN COMMITTEE

10-O-0013 ( 1)  
**Z-07-113**

A **Substitute** Ordinance as amended by Councilmember Aaron Watson to rezone from the I-1-C (Light Industrial-Conditional) District to the MRC-3 (Mixed Residential Commercial) District, property located at **430 and 460 Englewood Avenue, SE**, fronting approximately 678 feet on the north side of Englewood Avenue beginning approximately 132 feet from the northeast corner of Mailing Avenue. **(Held 1/13/10 at the request of the District Councilmember)**

Depth: Approximately 1,010 Feet  
Area: Approximately 10.32 Acres  
Land Lot: 42, 14th District, Fulton County, Georgia  
Owner: JWGST LLC/Joseph Wiles  
Applicant: Jason Fritz

**NPU-Y Council District 1**

**HELD**

**ZONING COMMITTEE MINUTES  
WEDNESDAY, JANUARY 27, 2010  
PAGE THREE**

**E. PAPERS HELD IN COMMITTEE (CONT'D)**

10-O-0018 ( 2)      A **Substitute** Ordinance by Councilmember Aaron Watson  
**Z-08-73**            to rezone from the R-4 (Single Family Residential) and NC-2  
                         (Neighborhood Commercial) Districts to the NC-2  
                         (Neighborhood Commercial) District, properties located at  
                         **1146 Portland Street, SE, 1152 Portland Street, SE, 1131**  
                         **Glenwood Avenue, SE, 1137 Glenwood Avenue, SE**  
                         **525/527 Moreland Avenue, SE, 529 Moreland Avenue, SE,**  
                         **535 Moreland Avenue, SE and 537 Moreland Avenue, SE**  
                         fronting approximately 250 feet on the north side of Portland  
                         Avenue, approximately 300 feet on the west side of Moreland  
                         Avenue and approximately 250 feet on the south side of  
                         Glenwood Avenue. **(Held 1/13/10 at the request of the**  
                         **District Councilmember)**

**HELD**

10-O-0035 ( 3)      An Ordinance by Councilmember Aaron Watson granting a  
**U-09-22**            Special Use Permit for a Day Care Center pursuant to Section  
                         16-08.005 (l) (b) for property located at **3751 Martin Luther**  
                         **King, Jr. Drive, SW**, fronting approximately 165 feet on the  
                         southeasterly side of Martin Luther King, Jr. Drive at the  
                         northeastern intersection of Martin Luther King, Jr. Drive  
                         and Bolton Road. **(Held 1/27/10 at the request of the**  
                         **District Councilmember)**

Depth	Varies
Area:	Approximately 5.8 Acres
Land Lot:	15, 14 <sup>th</sup> District, Fulton County, Georgia
Owner:	Charitable Connections, Inc.
Applicant:	Charitable Connections, Inc./Michelle R. Uchiyema

**NPU-H**

**Council District 10**

**HELD**

<b>LEGISLATION NUMBER</b>	<b>ZONING NUMBER</b>	<b>LOCATION (NPU/CD)</b>	<b>CHANGE</b>	<b>STAFF RECOMM</b>	<b>NPU RECOMM</b>	<b>ZRB RECOMM</b>
<b><u>FAVORABLE</u></b>						
10-O-0038	Z-09-37	4591 Wieuca Road, NE (B-7)	RG-2 to R-LC	Approval	Approval Conditional	Approval
Councilmember Shook made a motion to approve. The vote was unanimous.						
<b><u>FAVORABLE AS AMENDED</u></b>						
10-O-0027	U-09-16	350 Schoen Street, SE (Y-1)	Special Use Permit for Personal Care Home	Approval Conditional	Approval Conditional	Approval Conditional
Councilmember Young made a motion to approve as amended. The vote was unanimous.						
10-O-0032	U-09-18	2664 Donald Lee Hollowell Parkway (formerly known as Bankhead Highway) (I-9)	Special Use Permit for a Communication Tower	Approval Conditional	Approval	Approval Conditional
Councilmember Young made a motion to approve as amended. The vote was unanimous.						
10-O-0028	U-09-19	4776 Campbellton Road (Parcel ID# 14F-0065-0001-003-0 & 14F-0065- 0001-002), 4774 Campbellton Road, SW (Parcel ID # 14F-0065-0001-004 & 14F-0065-0001-005-0 a.k.a. Campbellton Road Rear). 14F-0076- 11-008-8 (a.k.a. Kenny Road Rear) and 14F-0065-0001-024 (Kenny Road, SW) (P-11)	Special Use Permit for a Private School	Approval Conditional	Approval Conditional	Approval Conditional
Councilmember Young made a motion to approve as amended. The vote was unanimous.						
10-O-0034	U-09-21	1280 Benteen Way, SE (W-1)	Special Use Permit for a Church	Approval Conditional	Approval Conditional	Approval Conditional
Councilmember Young made a motion to approve as amended. The vote was unanimous.						



**ZONING COMMITTEE MINUTES  
WEDNESDAY, JANUARY 27, 2010  
PAGE FOUR**


**There being no further business to come before the Zoning Committee the meeting was adjourned at 11:15 a.m.**

**Respectfully submitted:**



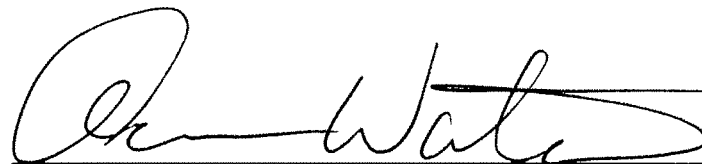
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**Angela H. Campbell, Legislative Secretary**



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**Alfred Berry, Jr., Research & Policy Analyst**



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**The Honorable Aaron Watson, Chair**